

OFFICE SPACE FOR LEASE

Class A Finishes Near
Yorktown Center

1401 BRANDING AVE
DOWNERS GROVE, IL



OFFERING SUMMARY

LEASE RATE	\$18.50 PSF MG
AVAILABLE SF	1,227 SF - 3,610 SF
YEAR BUILT	1985
BUILDING SF	38,000 SF
PARKING RATIO	3.86/1,000 SF

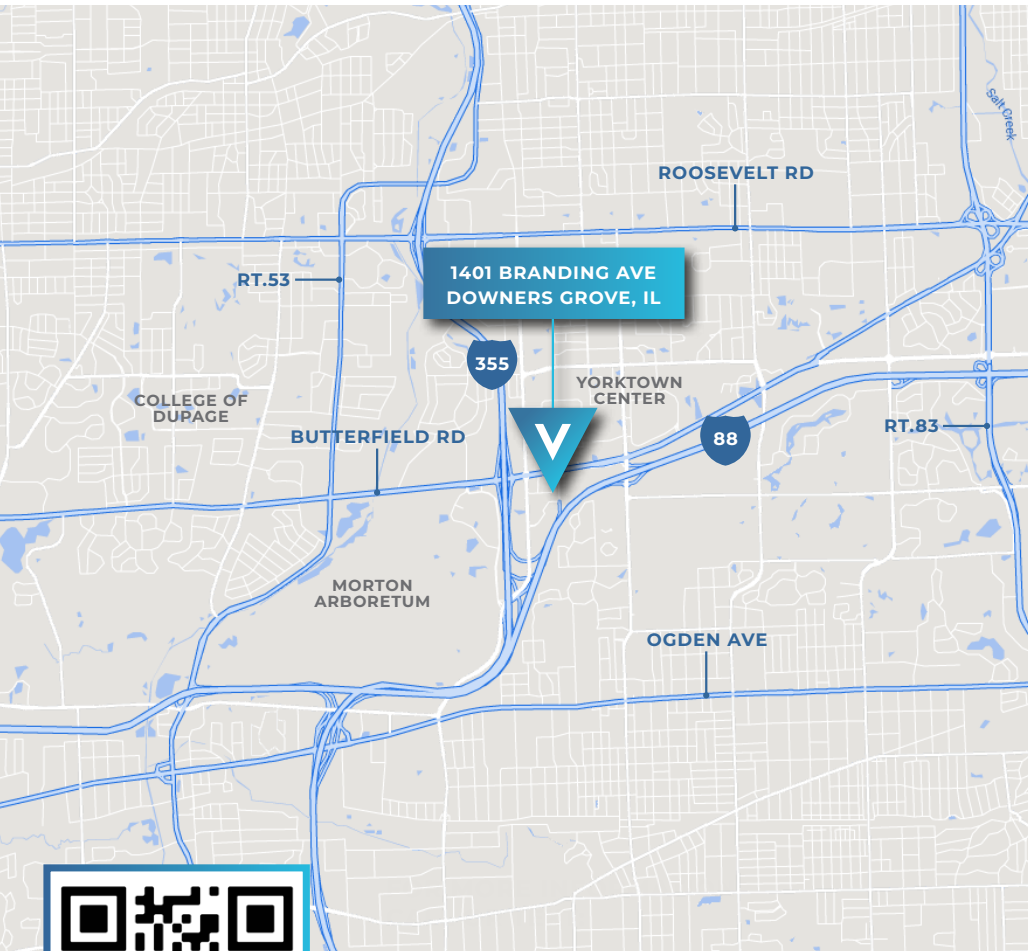


BUILDING HIGHLIGHTS

- › Asking Rate: \$18.50 PSF Modified Gross
- › Class A Common Area Finishes
- › Building Conference Facility

AREA AMENITIES

- › In Close Proximity to Yorktown Center
- › Easy Access to I-88 and I-355
- › Numerous Fast Serve and Fine Dining Restaurants in Surrounding Area
- › Located in a Major Employment Hub



JOHN MILLNER, CCIM
PRINCIPAL
630.480.6342
JMillner@VersaRES.com



ANGELA WING
ASSOCIATE
630.481.6792
AWing@VersaRES.com



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